

# 2573

## Trotterslane Drive Columbus, Ohio 43235

### *Trotters Chase*



Epcon's 1 story "Villa" floorplan, located within Trotters Chase, convenient to area shopping and I-270!

This well maintained home offers 2 spacious bedrooms, 1.5 bathrooms, 1st floor laundry, washer & dryer included, attached 1 car garage with attic storage and garden patio w/privacy fence.

New flooring, new 2" Plantation style blinds and fresh paint including white trim throughout!

Kitchen offers white cabinetry, appliances including full size refrigerator, new dishwasher, electric range, new built-in microwave and breakfast counter opening to dining room.

Living room features 4 windows for an abundance of natural lighting, vaulted ceiling with new lighted fan, wood burning fireplace, tile hearth & surround and matching tile entry foyer!

A great community with the added benefit of a private Clubhouse, fitness center and outdoor swimming pool makes this the perfect place to call home!

### **Asking \$159,900**



Living room



Similar condo - staged



Dining room

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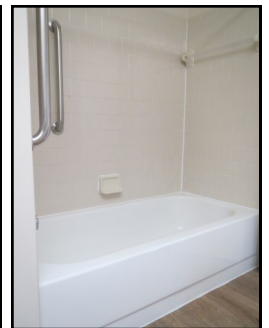
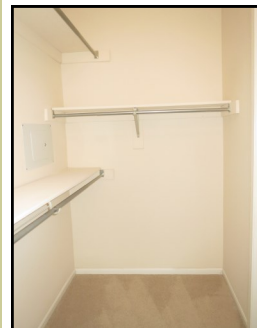


## Details of 2573 Trotterslane Drive

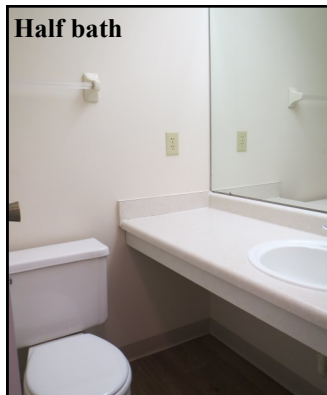
- Trotters Chase
- 1 story "Villa" model
- 2 bedrooms, 1.5 bathrooms
- Owner suite with adjoining walk-in closet & full bathroom
- Guest bedroom/office
- Half bathroom in hallway
- White kitchen cabinetry
- White trim throughout
- New flooring throughout
- New 2" Plantation style blinds throughout
- Appliances include full size refrigerator, new dishwasher, electric range and new built-in microwave
- Raised breakfast counter
- Vaulted ceiling with new lighted fan in living room
- Wood burning fireplace with ceramic tile hearth and surround
- Open dining room between kitchen and living room
- Washer & dryer included
- Newer faucets in both bathrooms
- Fresh paint throughout
- Garden patio with privacy fence
- Added storm door
- Forced air gas heat
- Central air conditioning
- 1 car attached garage with opener and pull down stairs to attic storage
- 1,051 SF per builder
- Year built: 1989
- Clubhouse with gathering room, kitchen, fitness center & outdoor pool
- Dublin schools
- Franklin County
- \$165/month Association fee
- \$180 Capital Contribution fee (one time fee)
- \$150 HOA transfer fee (one time fee)
- \$2,663/year property tax
- MLS # 217031218

### Asking \$159,900

Information deemed to be reliable but not guaranteed



Guest bedroom



Half bath



Entry foyer



Clubhouse



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